

**Housing Supply and Infrastructure Work Group**  
*Scope of Work*

**Overall Goals:**

1. Refine existing policies and establish new policies to ensure that the future, long-term housing supply needs of all economic and social segments of the state's population are met.
2. Refine existing policies and establish new policies to ensure that the state's public infrastructure and public facilities, both existing and new, are adequately maintained, modernized and upgraded, planned, financed and delivered in order to serve appropriate growth in urban, suburban and rural areas of the state.
3. Refine existing policies and establish new policies that better integrate housing and infrastructure decisions, responsibilities and authorities between and among local, sub-regional and regional levels of government.
4. Achieve compliance through both regulatory means and through flexible, market-based incentive policies and programs.

**Overall Objectives & Standards:**

1. The Statewide Housing Plan (SHP) numbers should determine overall housing supply planning needs.
2. Ensure that every city and county have the “bright line” obligation to *plan and provide for its own* growth as measured by the greater of birth over death population increase and job growth.
3. Ensure every jurisdiction establish a long-term 20 year supply of land, suitable, available and zoned for a full range of housing types to meet its housing needs.
4. Ensure a stable source of funding is available to cities and counties to finance new planning requirements.
5. Ensure greater efficiency in the use of land for housing and encourage higher densities, to the extent feasible, in both existing urban areas and in urban "fringe" areas.
6. Evaluate (based upon SHP numbers) the percentage of overall need that can be met by supplying housing in the State's existing urban areas, suburban areas and rural areas.
7. Articulate lines of responsibility for planning and approving housing within a local, sub-regional and regional context.
8. Resolve problems and conflicts between various levels of government in a cooperative manner that encourages local solutions.
9. Emphasize infill and reuse.

**Process For Achieving Goals, Objectives & Standards:**

1. City and County general plans.
2. The development of sub-regional strategies.
3. Better link housing decisions within a regional transportation planning context.

### **Incentives:**

- 1. Property tax incentive rewards.**
- 2. Sales tax incentive rewards.**
- 3. Tax increment financing (non-RDA areas).**
- 4. State general obligation bond financing.**
- 5. Local bond financing.**
- 6. Landowner stewardship programs.**
- 7. Access to state-authorized revenue streams.**

### **Work Group Membership**

Richard Lyon, CBIA  
Tim Frank, Sierra Club  
Dan Silver Endangered Habitats League  
Bill Geyer, Resource Landowners Coalition  
Tom Adams, California League of Conservation Voters  
Emma Suarez, California Farm Bureau  
Tim Coyle, CBIA  
Rex Hime, California Business Properties Association  
Jeanne Cain, California Chamber of Commerce  
Linda Wheaton, CHCD  
Michael Teitz, PPIC  
Bart Doyle, Land Use Attorney  
Andrew Henderson, Building Industry Association of Southern California  
Bill Allayud, Sierra Club  
Chris McKenzie, League of California Cities  
DeAnn Baker, California State Association of Counties  
Dan Carrigg, League of California Cities